

Grantor's Address:
Neelam Jain
76 Notting Creek Cove
Eads, TN 38028
Home: (901)409-5841
Work: N/A

Grantee's Address:
Mukesh Jain and Neelam Jain
76 Notting Creek Cove
Eads, TN 38028
Home: (901)409-5841
Work: N/A

Prepared By & Return To:
Bourland, Heflin, Alvarez, Minor & Matthews, PLC
Robert K. Alvarez, Esq. MS Bar No. 1547
5400 Poplar Avenue, Suite 100
Memphis, TN 38119
901-683-3526

WARRANTY DEED

THIS WARRANTY DEED made and entered into this day by and between NEELAM JAIN hereinafter, Grantor, and MUKESH JAIN and wife, NEELAM JAIN as tenants by the entirety, hereinafter, Grantee.

WITNESSETH:

THAT FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars (\$10.00), cash in hand paid by the Grantee to the Grantor, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, Grantor does hereby grant, bargain, sell, convey and warrant, except as hereinafter set forth, unto the Grantee, the following described property, together with the improvements, hereditaments and appurtenances thereunto belonging, located in the County of DeSoto, State of Mississippi, and more particularly described as follows, to-wit:

Lots 4, 2nd Revision of Final Plat, AIRWAYS GARDENS COMMERCIAL SUBDIVISION, in Section 30, Township 1 South, Range 7 West, DeSoto County, Mississippi, as per plat recorded in Plat Book 73, Page 23 in the Office of the Chancery Clerk of DeSoto County, Mississippi.

INDEXING INSTRUCTIONS: Section 30, Township 1 South, Range 7 West, DeSoto County, Mississippi.

This is part of the same property conveyed to Grantor herein by Warranty Deed of record in the Clerk's Office of the Chancery Court of DeSoto County, MS in Book 397 Page 699.

The purpose of this conveyance is to place fee simple title to the property in Mukesh Jain and his wife, Neelam Jain as tenants by the entirety.

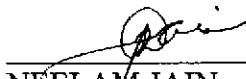
Neelam Jain is one and the same person as Neelem Jain.

TO HAVE AND TO HOLD unto the Grantee, their heirs and assigns, in fee simple forever, and free from all liens and encumbrances except for the following exceptions:

- 1) Taxes and assessments for the current year and subsequent years, which are not yet due and payable.
- 2) Rights of way and easements for public roads and public utilities, subdivision and zoning regulations in effect in the City of Southaven, DeSoto County, Mississippi, and further subject to all applicable building restrictions and restrictive covenants of record.

The words Grantor and Grantee as used herein shall mean "Grantors" and "Grantees," if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

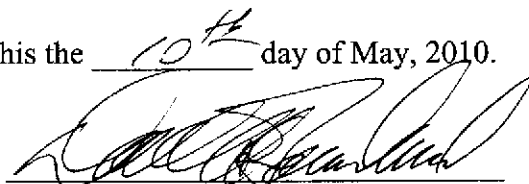
IN TESTIMONY WHEREOF, witness the signature of the Grantor on this the 5/10/2010 day of May, 2010.


NEELAM JAIN

STATE OF TENNESSEE
COUNTY OF SHELBY

THIS DAY personally appeared before me, the undersigned authority within and for the State and County aforesaid Neelam Jain who acknowledged that she signed, executed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned and for the purposes therein expressed.

GIVEN under my hand and official seal on this the 10th day of May, 2010.


NOTARY PUBLIC

